

**SECTION 07 01 50.19
PREPARATION FOR RE-ROOFING**

PART 1 - GENERAL

1.1 DESCRIPTION

- A. Partial roof tear-off on existing construction in preparation to receive new roofing membrane.
- B. Existing Membrane Roofing System: PVC roofing membrane, with related insulation, surfacing, and components and accessories between deck and roofing membrane.

1.2 RELATED WORK

- A. Use of the premises and phasing requirements: Section 01 00 00 GENERAL REQUIREMENTS.
- B. Temporary construction and environmental-protection measures for reroofing preparation: Section 01 00 00 GENERAL REQUIREMENTS
- C. HVAC equipment removal and reinstallation: Division 23 sections.
- D. Electrical equipment disconnection and reconnection: Division 26 sections.

1.3 APPLICABLE PUBLICATIONS

- A. Publications listed below form a part of this specification to the extent referenced. Publications are referenced in the text by the basic designation only. Editions of applicable publications current on date of issue of bidding documents apply unless otherwise indicated.
- B. American National Standards Institute/Single-Ply Roofing Institute (ANSI/SPRI):
 - ANSI/SPRI FX-1-01(R2006) Standard Field Test Procedure for
Determining the Withdrawal Resistance of
Roofing Fasteners.
- C. ASTM International (ASTM):
 - C208-08.....Cellulosic Fiber Insulating Board
 - C728-05.....Perlite Thermal Insulation Board
 - C1177/C1177M-08.....Standard Specification for Glass Mat Gypsum
Substrate for Use as Sheathing
 - C1278/C1278M-07.....Standard Specification for Fiber-Reinforced
Gypsum Panel
 - D1079-09.....Standard Terminology Relating to Roofing and
Waterproofing
- D. FM Approvals: RoofNav Approved Roofing Assemblies and Products.

4450-89.....Approved Standard for Class 1 Insulated Steel
Deck Roofs

4470-10.....Approved Standard for Class 1 Roof Coverings

1-28-09.....Loss Prevention Data Sheet: Design Wind Loads.

1-29-09.....Loss Prevention Data Sheet: Above-Deck Roof
Components

1-49-09.....Loss Prevention Data Sheet: Perimeter Flashing

E. National Roofing Contractors Association: Roofing and Waterproofing
Manual

1.4 MATERIALS OWNERSHIP

- A. Assume ownership of demolished materials and remove from Project site and dispose of legally, unless indicated to be reused, reinstalled, or otherwise to remain Owner's property.

1.5 DEFINITIONS

- A. Refer to ASTM D1079 and NRCA "The NRCA Roofing and Waterproofing Manual" for definition of terms.

1.6 QUALITY CONTROL

- A. Requirements of Division 07 roofing section for qualifications of roofing system and roofing insulation Installer; work of this section shall be performed by same Installer.
- B. Regulatory Requirements: Comply with governing EPA notification regulations. Comply with hauling and disposal regulations of authorities having jurisdiction.

1.7 SUBMITTALS

- A. Submit in accordance with Section 01 33 23, SHOP DRAWINGS, PRODUCT DATA, AND SAMPLES.
- B. List of proposed infill materials.
- C. List of proposed temporary roofing materials.
- D. Photographs or Videotape: Document existing conditions of adjacent construction including but not limited to adjacent lower roofs and site conditions.

1.8 PROJECT CONDITIONS

- A. Owner will occupy portions of building below reroofing area. Conduct reroofing so Owner's operations will not be disrupted.
 - 1. Coordinate work activities daily with VA COR.
 - 2. Provide VA COR with not less than 72 hours' notice of activities that may affect Owner's operations.
- B. Protect building and landscaping from damage.

- C. Maintain access to existing walkways and adjacent occupied facilities.
- D. Available Information: Analysis of test cores from existing membrane roofing system.
- E. Weather Limitations: Proceed with reroofing preparation only when weather conditions permit Work to proceed without water entering existing roofing system or building.
- F. Hazardous Materials: It is not expected that Contractor will encounter hazardous materials such as asbestos-containing materials.

PART 2 - PRODUCTS

2.1 INFILL MATERIALS

- A. Use infill materials matching existing membrane roofing system materials.

2.2 TEMPORARY ROOFING MATERIALS

- A. Design of temporary roofing and selection of materials are responsibilities of Contractor and shall be compatible with existing roof system.

PART 3 - EXECUTION

3.1 PREPARATION

- A. Protect existing membrane roofing system that is indicated not to be reroofed.
 - 1. Limit traffic and material storage to areas of existing roofing membrane that have been protected.
 - 2. Maintain temporary protection and leave in place until replacement roofing has been completed. Remove temporary protection on completion of reroofing.
- B. Coordinate with VA COR to shut down air-intake equipment in the vicinity of the Work. Cover air-intake louvers before proceeding with reroofing work that could affect indoor air quality or activate smoke detectors in the ductwork.
 - 1. Comply with VA COR's requirements for maintaining fire watch when temporarily disabling smoke detectors.
- C. During removal operations, have sufficient and suitable materials on-site to facilitate rapid installation of temporary protection in the event of unexpected rain.
- D. Maintain roof drains in functioning condition to ensure roof drainage at end of each workday. Prevent debris from entering or blocking roof drains and conductors. Use roof-drain plugs specifically designed for

this purpose. Remove roof-drain plugs at end of each workday, when no work is taking place, or when rain is forecast.

1. If roof drains are temporarily blocked or unserviceable due to roofing system removal or partial installation of new membrane roofing system, provide alternative drainage method to remove water and eliminate ponding.
2. Do not permit water to enter into or under existing membrane roofing system components that are to remain.

E. Existing roof top utilities will remain in operation during reroofing. Exercise caution not to disturb.

3.2 PARTIAL ROOF TEAR-OFF

- A. General: Notify VA COR each day of extent of roof tear-off proposed for that day and obtain authorization to proceed.
- B. Partial Roof Tear-Off: Remove existing roofing membrane and roofing system components down to the existing multi-ply asphalt built-up roof membrane to remain.
Remove roof insulation.
 1. Cut fasteners off slightly above existing multi-ply membrane to remain and apply recover board prior to installing roof insulation.

3.3 SUBSTRATE PREPARATION

- A. Inspect existing multi-ply membrane to remain after tear-off of roofing system.
- B. Verify that the substrate is visibly dry and free of moisture.
Inspection of substrate by manufactures technical representative before proceeding with work. Do not proceed with roofing work if substrate does not meet roofing manufacturers requirements for an acceptable substrate.
- C. Once existing roofing system is removed have roof material manufacturer's rep review substrate. If deck surface is not suitable for receiving new roofing or if structural integrity of deck is suspect, immediately notify VA COR. Do not proceed with installation until directed by VA COR.

3.4 INFILL MATERIALS INSTALLATION

- A. Immediately after removal of selected portions of existing membrane roofing system, and inspection and repair, if needed, of deck, fill in the tear-off areas to match existing membrane roofing system construction.
 1. Installation of infill materials to match existing system.

2. Install new roofing membrane patch over roof infill area. If new roofing membrane is installed the same day tear-off is made, roofing membrane patch is not required.

3.5 EXISTING BASE FLASHINGS

- A. Remove existing base flashings around parapets, curbs, and penetrations.
 1. Clean substrates of contaminants such as asphalt, sheet materials, dirt, and debris.
- B. Do not damage metal counterflashings that are to remain. Replace metal counterflashings damaged during removal with counterflashings specified in Section 07 60 00 FLASHING AND SHEET METAL.

3.6 DISPOSAL

- A. Collect demolished materials and place in containers. Promptly dispose of demolished materials. Do not allow demolished materials to accumulate on-site.
 1. Storage or sale of demolished items or materials on-site is not permitted.
- B. Transport and legally dispose of demolished materials off Medical Center's property.

END OF SECTION